

**NOTICE OF LIEN CLAIMED**

**LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**  
**CODE ENFORCEMENT LIEN AND AFFIDAVIT FOR ABATEMENT ACTION ON THE**  
**PROPERTY LOCATED AT**

**2852 ASHBY GLEN PL**

LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT

CLAIMANT

VS.

**JENNIFER R REASOR**

OWNER(S)

ACTION TYPE: **NUISANCE ABATEMENT**

ACTION DATE: **11/08/2016**

ACTION COST: **\$ 155.00**

CASE#: 35852852W11

COMES NOW, the undersigned Affiant, who is duly authorized to issue citations on behalf of the Lexington-Fayette Urban County Government's Division of Code Enforcement, and states the following:

1. That on or about the above "ACTION DATE", the Affiant, acting on behalf of the Lexington-Fayette Urban County Government ("LFUCG"), and pursuant to Kentucky Revised Statute (KRS) 65.8838(6) and Chapter 12 of the Code of Ordinances, Lexington-Fayette Urban County Government (the "Code"), caused the OWNER(s)' real property located at

**2852 ASHBY GLEN PL**

(the "Property"), to have the nuisance condition(s) in the above "ACTION TYPE" abated at the cost to the LFUCG in the amount of the above "ACTION COST", which includes any applicable administrative fee and/or cost of legal advertisement;

2. That: (a) at all relevant times the OWNER(s) was in violation of certain provisions of the Code due to the existence of a nuisance condition(s) and/or safety condition(s) on the real property; (b) the OWNER(s) was provided the required legal notice of such violation(s) in accordance with the applicable law, but failed to timely and/or satisfactorily abate and/or correct or repair them; (c) if the Code provided for an administrative hearing to contest the violation(s) the OWNER(s) either failed to exercise his or her right to the hearing or was unsuccessful in the appeal; and (d) this lien is consistent with the provisions of any Administrative Hearing Order that may have been issued in this matter;

3. That a lien on the Property in the principal amount of the ACTION COST is hereby noticed, asserted, and confirmed as provided in the aforementioned laws;

4. That pursuant to KRS 65.8835(1)(c) and KRS 65.8838(8), ***this lien shall be superior to and have priority over all other liens on the property, except state, county, school board, and city taxes;***

5. That pursuant to KRS 360.010, this lien shall accrue interest at the rate of eight percent (8%) per annum from the date of recordation; and

6. That the OWNER(s) shall also be responsible for any costs or expenses incurred by the LFUCG in recording or releasing this lien plus court costs, if any, for collection until paid.

BY:   
**RANDI ROWADY**  
**NUISANCE CONTROL OFFICER**

COMMONWEALTH OF KENTUCKY     )  
  )  
COUNTY OF FAYETTE            )

The foregoing instrument was subscribed, sworn to and acknowledged before me by **RANDI ROWADY**, a **NUISANCE CONTROL OFFICER** with the Division of Code Enforcement, Lexington-Fayette Urban County Government, for and on behalf of the Government, on this the 19<sup>TH</sup> day of December, 2016.

My commission expires: June 13, 2020.

  
Notary Public #558712  
Kentucky, State-at-Large

PREPARED BY:

  
**Kenneth Armstrong, Director of Code Enforcement**  
LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT  
DEPARTMENT OF PLANNING, PRESERVATION & DEVELOPMENT  
101 E. Vine St., Suite 500  
Lexington, Kentucky 40507  
(859) 425-2255

CASE#: 35852852W11





File 12/13

Lexington-Fayette Urban County Government  
DEPARTMENT OF PLANNING, PRESERVATION & DEVELOPMENT

Jim Gray  
Mayor

Derek J. Paulsen, Ph.D.  
Commissioner

DIVISION OF CODE ENFORCEMENT

11/08/2016

ABATED INVOICE

JENNIFER R REASOR  
2852 ASHBY GLEN PL  
LEXINGTON, KY 40509

NOTICE OF LIEN  
CLAIMED

DEC 13 2016

By RR

RE: INSPECTION OF 2852 ASHBY GLEN PL ON 10/03/2016

CASE#: 35852852W11

You have been given notice by the Lexington-Fayette County Government on 10/03/2016 to abate the existing nuisance existing at the following location:

**2852 ASHBY GLEN PL**

No action was taken to comply with the Notice; therefore, the Urban County Government has charged you the following:

1. Cost of Mowing and/or Clean-up Work Performed:	\$	80.00
2. Cost of Vehicle Towing:	\$	0.00
3. Cost of Advertising:	\$	0.00
4. Administrative Fee:	\$	<u>75.00</u>
5. Total:	\$	<b>155.00</b>

If this property has been the subject of two or more notices within the past 12 months, a civil penalty may be assessed.

***This invoice amount of \$155.00 must be paid within seven (7) days from 11/08/2016. If payment is not received within seven (7) days, a 'Notice of Lien Claimed' will be placed against the property.***

Please return this invoice with your payment to insure proper credit to your account. All checks should be made payable to the Lexington-Fayette Urban County Government and mailed to the following address:

Lexington-Fayette Urban County Government  
Division of Revenue, 2<sup>nd</sup> floor  
200 East Main St  
Lexington, KY 40507

IF YOU HAVE ANY QUESTIONS CONCERNING THIS BILLING PLEASE CALL:

RANDI ROWADY  
NUISANCE CONTROL OFFICER  
(859) 576-3840

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ENTERED  
DEC 19 2016

AC